

PROPERTY LOCATION

No	Alt No	Direction/Street/City
27		EVERETT ST, ARLINGTON

OWNERSHIP

Owner 1:	LEBOWITZ ANNE				
Owner 2:					
Owner 3:					
Street 1:	27 EVERETT ST UNIT A				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02474	Type:			

PREVIOUS OWNER

Owner 1:	RUDERMAN IAN -		
Owner 2:	-		
Street 1:	27 EVERETT ST UNIT A		
Twn/City:	Arlington		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1915, having primarily Vinyl Exterior and 1672 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	Condo	Prime NB Desc:	CONDO	Total:		Spl Credit		Total:	
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	575,000			575,000		210153
							GIS Ref
							GIS Ref
Total Card	0.000	575,000			575,000	Entered Lot Size	
Total Parcel	0.000	575,000			575,000	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	343.90	/Parcel:	343.9	Land Unit Type:	Insp Date
							05/18/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	566,100	0	.		566,100	566,100	Year End Roll	12/18/2019
2019	102	FV	510,100	0	.		510,100	510,100	Year End Roll	1/3/2019
2018	102	FV	449,800	0	.		449,800	449,800	Year End Roll	12/20/2017
2017	102	FV	408,900	0	.		408,900	408,900	Year End Roll	1/3/2017
2016	102	FV	408,900	0	.		408,900	408,900	Year End	1/4/2016
2015	102	FV	377,000	0	.		377,000	377,000	Year End Roll	12/11/2014
2014	102	FV	359,200	0	.		359,200	359,200	Year End Roll	12/16/2013
2013	102	FV	359,200	0	.		359,200	359,200		12/13/2012

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

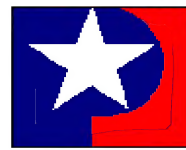
[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
5/18/2018	Measured	DGM	D Mann
4/30/2014	External Ins	PC	PHIL C
6/20/2013	Info Frm Prmt	EMK	Ellen K
2/16/2000	Measured	270	PATRIOT
2/1/1992		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	19198
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PRINT

Date	Time
12/10/20	17:46:00

LAST REV

Date	Time
12/13/18	13:10:01

mmcmakin
2327

!2327!

Type:	99 - Condo Conv		
Sty Ht:	2H - 2 & 1/2 Sty		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREY		
View / Desir:	N - NONE		

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

[illegible]

GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1915	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES			
Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	50.000000000
Name:	

RESIDENTIAL GRID

1st Res Grid		Desc: Line 1										# Units: 1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals	RMs: 5		BRs: 3			Baths: 1			HB				

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%

DEPRECIATION		
Phys Cond:	GD - Good	18.0
Functional:		
Economic:		
Special:		
Override:		
	Total:	18.6

CALC SUMMARY

Basic \$ / SQ:	295.00
Size Adj.:	1.27799034
Const Adj.:	0.98000199
Adj \$ / SQ:	369.468
Other Features:	55000
Grade Factor:	1.00
NBHD Inf:	1.04999995
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	706388
Depreciation:	131388
Depreciated Total:	574999

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	5	3	
Totals			
1	5	3	

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

[illegible]

COMPARABLE SALES

Rate	Parcel ID	Type	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	387.94	
Special Features:	0	Val/Su Net:	343.90	
Final Total:	575000	Val/Su SzAd	343.90	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,672	369.470	617,750
Net Sketched Area:		1,672	Total:	617,750
Size Ad	1672	Gross Are	1672	FinArea 1672

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
0						
0						
2						

IMAGE



AssessPro Patriot Properties, Inc